

BUILDING CODES IN THE CAYMAN ISLANDS

ICC Standards

The Building Codes in use in the Cayman Islands are based on several codes developed by the International Code Council (ICC). These include:

- 1999 Standard Building Code;
- 1997 Standard Mechanical Code;
- 1997 Standard Plumbing Code;
- 1997 Standard Gas Code; and,
- 1998 ICC / ANSI A117.1 – Standard on Accessible and Usable Buildings and Facilities.

Local Variations

These ICC standards have been adapted and revised in order to meet conditions particular to the Cayman Islands. These updates are available as the Building Control Unit's 'Blue Sheets'. These sheets are intended to be used as replacements pages for the afore mentioned ICC codes. They are available for purchase from the front counter of the Building Control Unit, and may become available on the Planning Department's website at a later date.

Seismic and Wind Design Criteria

The Planning Department requires structures to be designed in accordance with one of the following minimum standards:

- 1999 SBCCI Standard Building Code:
 - ANSI / ASCE 7-95, 110 mph (fastest mile wind speed), Exposure "D"
 - Seismic Coefficients: $A_a = A_v = 0.2g$
- 1999 SBCCI Standard Building Code, Sections 1606.2 and 1607 for applicable structures:
 - 130 mph (fastest mile wind speed)
 - Seismic Coefficients: $A_a = A_v = 0.2g$
- ANSI / ASCE 7-98:
 - 150 mph basic wind speed (3 second gusts), Exposure "C"
 - Seismic Coefficients: $S_s = 0.499$; $F_a = 1.0$ to 1.2 (depending on local soil conditions)